

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM
GROUP 5

Property ID: R22115

Property Information

property address: 601 N WASHINGTON

legal description: CITY OF BRYAN, BLOCK 31, LOT 1-3 (PTS OF)

owner name/address: TWIN CITY MISSION INC

PO BOX 3490

BRYAN, TX 77805-3490

full business name: RES.

land use category:

type of business:

current zoning: C1

occupancy status: OCC.

lot area (square feet): 14651

frontage along Texas Avenue (feet):

lot depth (feet): 135

sq. footage of building: 5126

property conforms to: ☒ min. lot area standards ☐ min. lot depth standards ☒ min. lot width standards

105ft.

Improvements

of buildings: 1

building height (feet): 14

of stories: 1

type of buildings (specify): brick

building/site condition: 4

buildings conform to minimum building setbacks: ☐ yes ☒ no (if no, specify) rear

fr=34 / str side=26 / prop side=10 / rear=0

approximate construction date: 1990

accessible to the public: ☐ yes ☒ no

possible historic resource: ☐ yes ☒ no

sidewalks along Texas Avenue: ☐ yes ☒ no

N/A

other improvements: ☒ yes ☐ no (specify)

wood fence

(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☐ yes ☒ no

☐ dilapidated ☐ abandoned ☐ in-use

of signs:

type/material of sign:

overall condition (specify):

removal of any dilapidated signs suggested? ☐ yes ☐ no (specify)

Off-street Parking

improved: ☐ yes ☒ no parking spaces striped: ☐ yes ☒ no

of available off-street spaces:

lot type: ☐ asphalt ☐ concrete ☐ other

space sizes:

sufficient off-street parking for existing land use: ☐ yes ☒ no

overall condition:

end islands or bay dividers: ☐ yes ☒ no

landscaped islands: ☐ yes ☒ no

Curb Cuts on Texas Avenue

N/A

how many: _____ curb types: ☐ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no
if yes, which ones: _____

meet adjacent separation requirements: ☐ yes ☐ no meet opposite separation requirements: ☐ yes ☐ no

Landscaping

☒ yes ☐ no (if none is present) is there room for landscaping on the property? ☐ yes ☐ no

comments: shrubs, trees

Outside Storage

☐ yes ☒ no (specify) _____
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☐ no

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?

☒ yes ☐ no (circle one) residential use residential zoning district

is the property developable when required buffers are observed? N/A ☐ yes ☐ no

if not developable to current standards, what could help make this a developable property?

accessible to alley: ☐ yes ☒ no

Other Comments:

